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PROPERTY

## Office 7 The Watch Oak, Chain Lane, Battle

A First Floor Office To Let

Rent £280pcm

# Office 7 The Watch Oak, Chain Lane, Battle TN33 0HG

Rent £280pcm

**Location:**

Located on the outskirts of Battle Town Centre.

**Accommodation:**

Ground Floor Office Approximately 234sq ft.

**Amenities:**

Shared Kitchen Facilities  
Shared Male and Female WCs  
Parking on a first come, first served basis.  
The building has newly fitted double glazing

**Term:**

A new lease for a term to be agreed.

**Outgoings:**

A contribution will be made towards the cost of buildings insurance, services, maintenance and repairs.

**Rateable Value:**

The rateable value is currently £2,950. Small business rate relief may be available.

**Legal Costs:**

Both parties legal costs to be borne by the incoming tenants.

**Possession:**

Immediate upon completion of legal formalities.

**VAT:**

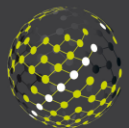
All prices and rents are quoted exclusive of VAT. Any intending purchaser or lessee must satisfy themselves of VAT in respect of any transaction.

**Viewing:**

Strictly by appointment through the agents, Meridian Property.



	Sq ft	Sq m
<b>TOTAL APPROX:</b>	<b>234</b>	<b>21.7</b>



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SURVEYORS

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.